

12-11

**AN ORDINANCE OF THE TOWNSHIP OF NORTH BRUNSWICK IN THE
COUNTY OF MIDDLESEX, NEW JERSEY, AMENDING CHAPTER 196 OF THE
CODE OF THE TOWNSHIP OF NORTH BRUNSWICK ENTITLED
"HOTELS AND MULTI-FAMILY HOUSING" TO AMEND THE PROCEDURE FOR
INSPECTION OF PRIVATELY OWNED MULTI-FAMILY HOUSING**

WHEREAS, Chapter 196 of the Code of the Township of North Brunswick provides the procedure and requirements for the inspections of multi-family housing; and

WHEREAS, it is necessary to amend Section 196-2 of the Code, entitled "Cyclical Inspections of Multiple Dwellings" to provide a different procedure for inspections of privately owned individual units in multi-family housing,

NOW, THEREFORE BE IT ORDAINED, by the Township Council of the Township of North Brunswick, County of Middlesex and State of New Jersey that Chapter 196 of the Code of the Township of North Brunswick entitled "Hotels and Multi-Family Housing" Section 196-2 entitled "Cyclical Inspections of Multiple Dwellings" is hereby amended to provide a new Section 196-2 (C) as follows:

C. Notwithstanding the provisions contained herein, in non-rental multiple dwelling properties where 100% of the units are privately owned, including, but not limited to condominiums, co-ops and townhouses, individual unit inspections are not required and the cyclical inspection shall be limited to a full inspection of all exterior spaces and common areas. The inspection fee for such properties exterior shall be \$1,500.00, inclusive of all inspections and re-inspections.

BE IT FURTHER ORDAINED, that if any section, paragraph, subsection, clause or provision of this Ordinance shall be adjudged by the courts to be invalid, such adjudication shall apply only to the section paragraph, subsection, clause or provision so adjudicated, and the remainder of the Ordinance shall be deemed valid and effective; and

BE IT FURTHER ORDAINED, that any ordinances or parts thereof in conflict with the provisions of this Ordinance are repealed to the extent of such conflict; and


BE IT FURTHER ORDAINED, that this Ordinance shall take effect upon passage and publication in accordance with applicable law.

TITLE

This Ordinance shall be known and may be cited as the Ordinance Authorizing an Amendment to the Procedure for Inspection of Privately Owned Multiple Dwellings.

Michael C. Hritz
Director of Community Development

Robert Lombard
Business Administrator



Ronald Gordon, Esq.
Township Attorney (Approved as to legal form)